

Rockingham County, North Carolina
Benjamin J. Curtis, Register of Deeds

EASEMENT

Prepared By: Gregory Rowe
Return To: Duke Energy Carolinas
Attn: Greg Rowe
2500 Fairfax Rd
Greensboro, NC 27407

NORTH CAROLINA
ROCKINGHAM COUNTY

THIS EASEMENT ("Easement") is made this 4 day of June, 2019 ("Effective Date"), from DORIS P. SUMMERS and husband, BOBBY R. SUMMERS, ("GRANTOR," whether one or more), to Duke Energy Carolinas, LLC, a North Carolina limited liability company ("DEC"); its successors, licensees, and assigns.

WITNESSETH:

THAT GRANTOR, for and in consideration of the sum of ONE DOLLAR (\$1.00), the receipt and sufficiency of which are hereby acknowledged, does hereby grant unto DEC, its successors, licensees, and assigns, the perpetual right, privilege, and easement to go in and upon the land of GRANTOR situated in Ruffin Township, described as follows: tax parcel 161130, 3.4 acres more or less, and being the property described in a deed from Marion P. Sharpe, widow, Mary P. Strickland & husband Vern W. Strickland, and Paula Powell Candler & husband Robert Candler, to Doris P. Summers, dated July 11th, 1998 and recorded in Deed Book 989, Page 1369, and also being all of lots 2 & 3, each containing 1.70 acres, more or less, as per Plat of the Mattie D. Powell Estate, Plat Book 39, Page 48, all in the Rockingham County Registry, (the "Property"), LESS AND EXCEPT any prior out-conveyances, and to construct, reconstruct, operate, patrol, maintain, inspect, repair, replace, relocate, add to, modify and remove electric and/or communication facilities thereon including but not limited to, supporting structures such as poles, cables, wires, guy wires, anchors, underground conduits, enclosures/transformers, vaults and manholes, and other appurtenant apparatus and equipment (the "Facilities") within an easement area being thirty (30) feet wide for the overhead portion of said facilities and twenty (20) feet wide for the underground portion of said facilities together with an area ten (10) feet wide on all sides of the foundation of any DEP enclosure/transformer, vault or manhole (the "Easement Area"), for the purpose of transmitting and distributing electrical energy and for communication purposes of DEP and Incumbent Local Exchange Carriers. The centerline of the Facilities shall be the center line of the Easement Area.

The right, privilege and easement shall include the following rights granted to DEC: (a) ingress and egress over the Easement Area and over adjoining portions of the Property (using lanes, driveways and paved areas where practical as determined by DEC); (b) to relocate the Facilities and Easement Area on the Property to conform to any future highway or street relocation, widening or improvement; (c) to trim and keep clear from the Easement Area, now or at any time in the future, trees, limbs, undergrowth, structures or other obstructions, and to trim or clear dead, diseased, weak or leaning trees or limbs outside of the Easement Area which, in the opinion of DEC, might interfere with or fall upon the Facilities; and (d) all other rights and privileges reasonably necessary or convenient for DEC's safe, reliable and efficient installation, operation, and maintenance of the Facilities and for the enjoyment and use of the Easement Area for the purposes described herein.

TO HAVE AND TO HOLD said rights, privilege, and easement unto DEC, its successors, licensees, and assigns, forever, and GRANTOR, for itself, its heirs, executors, administrators, successors, and assigns, covenants to and with DEC that GRANTOR is the lawful owner of the Property and the Easement Area in fee and has the right to convey said rights and Easement.

IN WITNESS WHEREOF, this EASEMENT has been executed by GRANTOR and is effective as of the Effective Date herein.

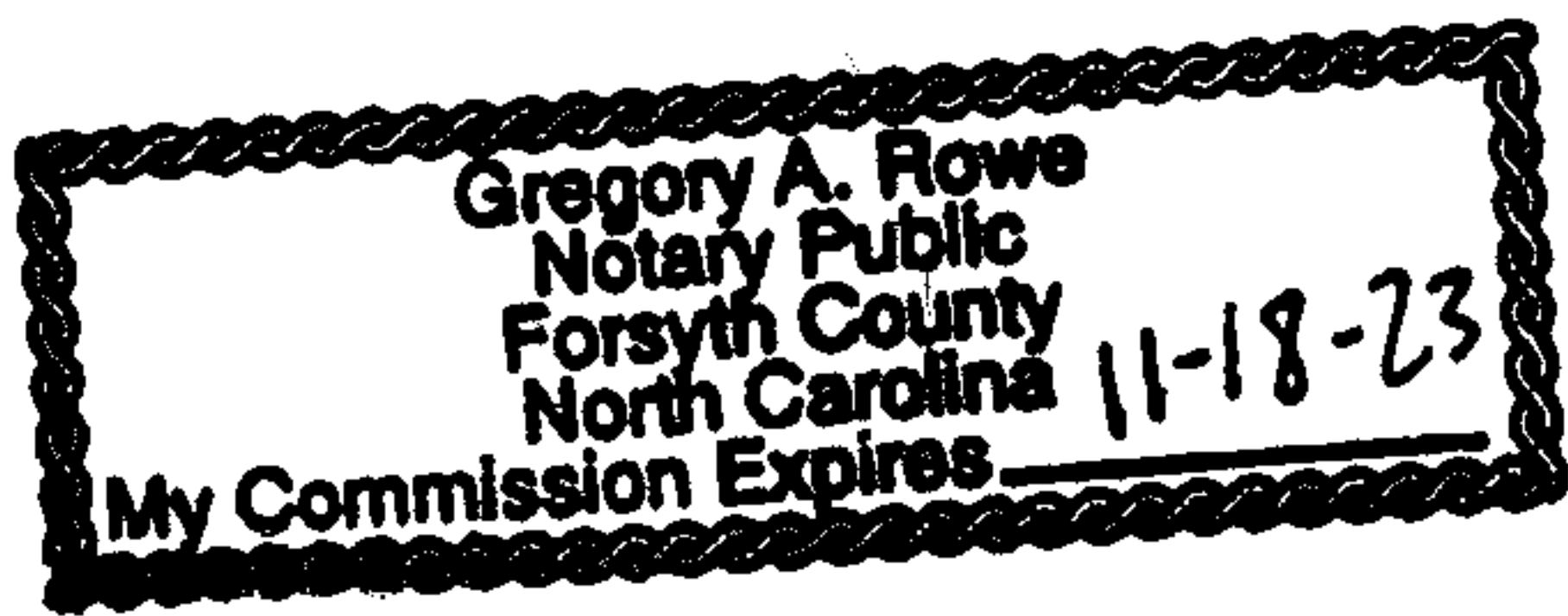
Doris P. Summers (SEAL)
Doris P. Summers

Bobby R. Summers (SEAL)
Bobby R. Summers

NORTH CAROLINA, Guilford COUNTY

I, Gregory A. Rowe, a Notary Public of Forsyth County, North Carolina, certify that Doris P. Summers personally appeared before me this day and acknowledged the due execution of the foregoing EASEMENT.

Witness my hand and notarial seal, this _____ day of _____, 2019.



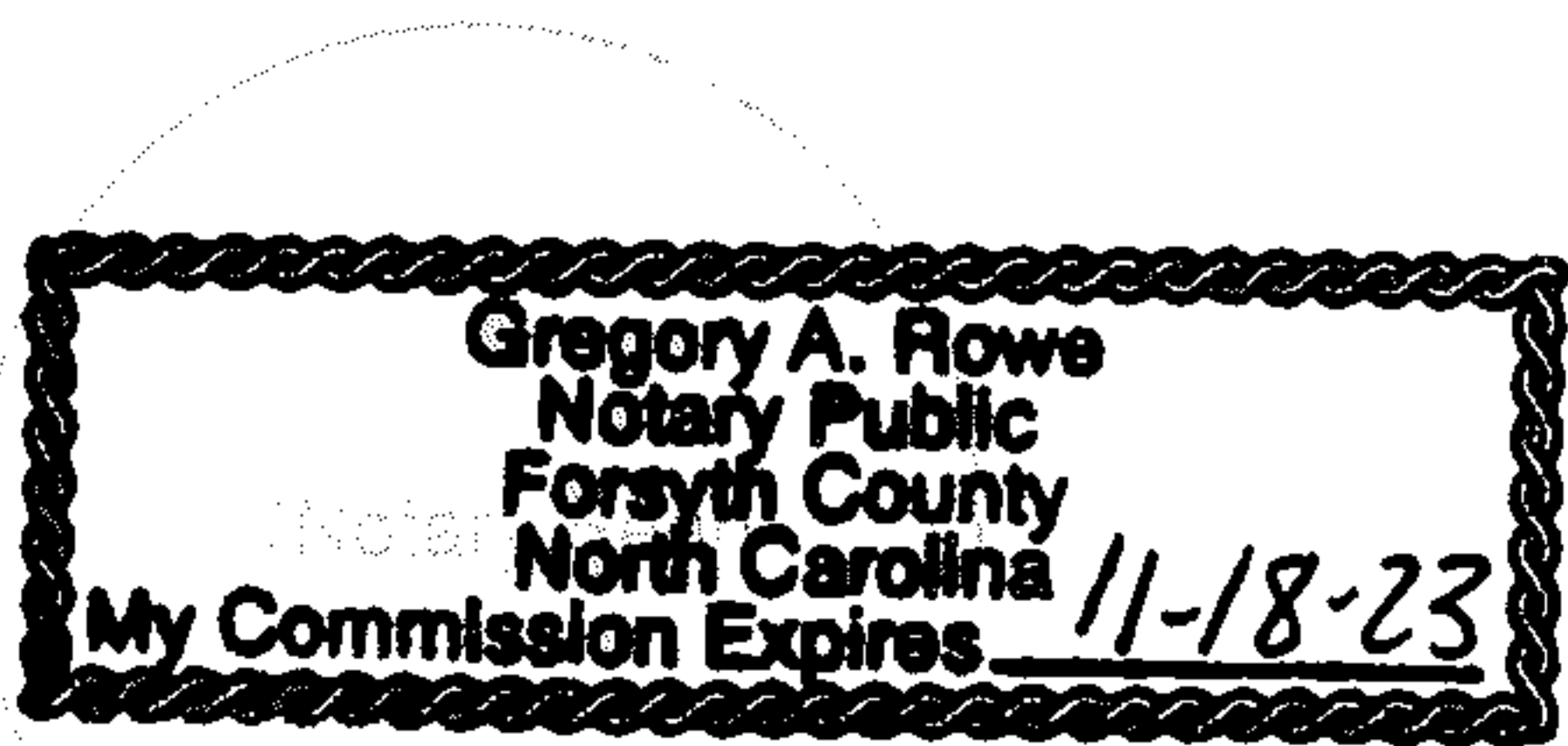
Gregory A. Rowe
Notary Public

My commission expires: 11-18-2023

NORTH CAROLINA, Guilford COUNTY

I, Gregory A. Rowe, a Notary Public of Forsyth County, North Carolina, certify that Bobby R. Summers personally appeared before me this day and acknowledged the due execution of the foregoing EASEMENT.

Witness my hand and notarial seal, this _____ day of _____, 2019.



Gregory A. Rowe
Notary Public

My commission expires: 11-18-2023